LOTS 33 & 34 CEDAR SPRINGS SHORE
539-440, 759-1136, 814-1985, 814

NEWSOME BARRY DANIEL/NEWSOME BETTY J
1041 SW BLUFF DR
FORT WHITE, FL 32038

2027

18-7S-16-04236-108

BUILDING CHARACTERISTICS

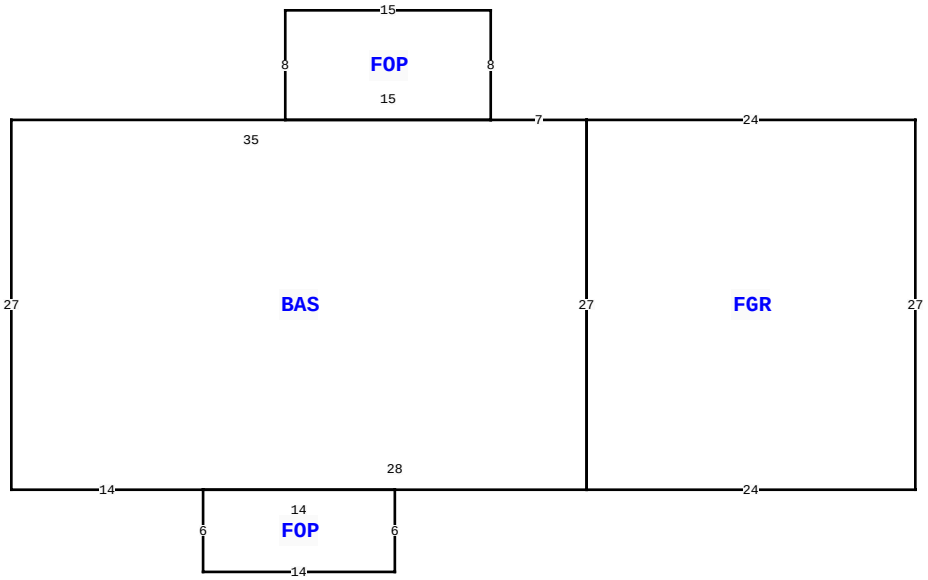
ELEMENT	CD	CONSTRUCTION
Exterior Wall	32	HARDIE BRD 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		1 100
Bathrooms		1 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Quality	05	05
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC		18716.010 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,134	100		1,134	111,515
FGR	648	55		356	35,009
FOP	84	30		25	2,458
FOP	120	30		36	3,540
TOTALS	1,986			1,551	152,522

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,551	107.7120	118.48	183,762	2008	2008	0	0	0	17.00	83.00

2 SINGLE FAM 100% - 0 Heated Area: 1134 HX Base Yr



1041 SW BLUFF DR, FORT WHITE

BLD DATE		LGL DATE	05/26/2022 MLU
XF DATE		LAND DATE	
INC DATE		AG DATE	

EXTRA FEATURES

LN	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON	YEAR ACTUAL	Q	% COND	OB/XF MKT VALUE	NOTES
1	0166	CONC,PAVMT	0	100	0	0	270.00	UT	3.00	3.00	100	2008	2008	3	100	810	
2	0166	CONC,PAVMT	0	100	8	24	192.00	UT	2.50	2.50	100	2008	2008	3	100	480	
3	0031	BARN,MT AE	0	100	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	5,000	
4	0255	MBL HOME S	0	100	23	40	920.00	UT	1.00	1.00	100	2008	2008	3	100	920	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	152,522
TOTAL MARKET OB/XF VALUE	7,210
TOTAL LAND VALUE - MARKET	62,500
TOTAL MARKET VALUE	222,232
SOH/AGL Deduction	63,788
ASSESSED VALUE	158,444
TOTAL EXEMPTION VALUE	13 HX HB 158,444
BASE TAXABLE VALUE	0
TOTAL JUST VALUE	222,232
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	225,014

XFOB:1:1: GUERDON MH

PERMIT NUM	DESCRIPTION	AMT	ISSUED
32247	STORAGE	125	09/02/2014
27268	SFR	589	08/20/2008

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1293/0312	4/20/2015	TD	U	V	18	3,600
GRANTOR: CLERK OF COURT (PATRI						
GRANTEE: BARRY D & BETTY J N						
1048/1523	5/25/2005	WD	Q	V		29,000
GRANTOR: SIRMANS						
GRANTEE: PATRICK, GARDY & JO						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W7 FOP= N8 W15 S8 E15$ W35 S27 E14 FOP= S6 E14 N6 W14$ E28 FGR= E24 N27 W24 S27$ N27$.

LAND DESCRIPTION

TOTAL OB/XF 7,210

LN	USE CODE	CLS	LAND USE DESCRIPTION	CAP	RD	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	DT	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	0100	C	SFR	100		A-1	0.00	0.00	1.00	LT		1.00	1.00	1.25	25,000.00	31,250.00	31,250							
2	0000	C	VAC RES	100		00	0.00	0.00	1.00	LT		1.00	1.00	1.25	25,000.00	31,250.00	31,250							

REVIEW DATE 07/14/2015 BY TW Total Acres: 4.52 Total Land Value: 62,500 Market: 0 Agricultural: 0 Common: 62,500 PRINTED 11/17/2026 BY SYS